

**THE CITY OF DEXTER
CITY COUNCIL MEETING
MONDAY, APRIL 25, 2016**

A. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

The meeting was called to order at 7:30 PM by Mayor Keough at the Dexter Senior Center located at 7720 Ann Arbor Street in Dexter, Michigan.

B. ROLL CALL: Mayor Keough	J. Carson	D. Fisher
	J. Knight	Z. Michels
	J. Smith	R. Tell

Also present: Courtney Nicholls, City Manager; Marie Sherry, Finance Director/Treasurer; Michelle Aniol, Community Development Manager; Justin Breyer, Assistant to the City Manager; Carol Jones, Interim City Clerk; Chris Renius, City Assessor; residents and media.

C. APPROVAL OF THE MINUTES

1. Regular City Council Meeting – April 11, 2016
2. Special City Council Meeting – April 13, 2016

Motion Knight; support Smith to approve the minutes of the April 11, 2016, Regular City Council Meeting and the minutes of the April 13, 2016, Special City Council Meeting with one correction on page 7, item C – *Closed Session should be Closed Session.*

Unanimous voice vote approval.

D. PRE-ARRANGED PARTICIPATION

Rebecca Esselman, Huron River Watershed Council – Coal Tar Ban

Paul Cousins representing the Huron River Watershed Council introduced Rebecca Esselman who has been with the Watershed Council for three years and is a Dexter resident. Ms. Esselman spoke on coal tar sealants that are used on surfacing lower traffic areas in driveways and parking lots. These substances have an impact on humans as well as aquatic life. There has been evidence of elevated levels of PAH (polycyclic aromatic hydrocarbons) found in ponds in Ann Arbor. Many hardware stores are removing coal tar based sealants from their shelves and replacing with asphalt based sealants. The Watershed Council is advocating for municipalities to ban the coal tar based products on public and private sites as well as distribute literature regarding this. Discussion followed.

E. APPROVAL OF THE AGENDA

Motion Fisher; support Smith to approve the agenda with the following addition:

- Under New Business - Add Item L-5 – Maintenance on Well 5.

Unanimous voice vote approval.

F. PUBLIC HEARINGS

Liquor Control Compliance Standards

Consideration of: Resolution to Establish Liquor Control Compliance Standards

Mayor Keough opened the Public Hearing at 7:57 PM. He mentioned that an email communication was included in Council's packet from Marni Schmid. There were no additional members of the public that spoke. Mayor Keough closed the Public Hearing at 7:58 PM.

Motion Fisher; support Michels to adopt the Liquor Control Compliance Standards with various minor corrections.

Motion Carson; support Michels to delete items 2A – An Inspection of City records to determine whether all taxes and other monies due the City are timely paid; and 7E – Failure to pay taxes or make other payments due to the City in a timely manner.

Ayes: Carson, Fisher, Knight, Michels, Smith, Tell and Keough

Nays: None

Motion carries

Amended Motion: Motion Fisher; support Michels to adopt the Liquor Control compliance Standards with various minor corrections and the deletion of items 2A – An Inspection of City records to determine whether all taxes and other monies due the City are timely paid; and 7E – Failure to pay taxes or make other payments due to the City in a timely manner.

Ayes: Fisher, Knight, Michels, Smith, Carson and Keough

Nays: Tell

Motion carries 6 to 1

G. NON-ARRANGED PARTICIPATION

Jeanette Brooks of 8212 Bridgeway, Dexter introduced herself as someone who grew up in Dexter and has now moved back. She is interested in opening up a dialog on backyard hens, realizing that there currently is an ordinance prohibiting chickens as well as a ban on chickens from the homeowner associations in the subdivisions.

Paul Cousins of 7648 Forest, Dexter spoke of previously being on the Council when the issue of chickens and as bees were brought before Council and voted down. He

also urged Council and the DDA to stand firm regarding the issue with the Chelsea Wellness Foundation.

H. COMMUNICATIONS:

1. Upcoming Meeting List
2. Sign Calendar

I. REPORTS

1. City Assessor – Chris Renius

Mr. Renius submits his written report as per packet. Mr. Renius gave the following updates and answered questions:

- Gave an overview of what is happening in the Assessor's Office with the Board of Review, mapping, sales, construction certification and the tax tribunal. Had the equalization approved by Washtenaw County and will now begin property visits to establish the 2017 base.
- Question – Have you had inquiries about property value changes? (Don't have the proper data on all properties but working on this.)
- Question – How are Veterans exemptions granted? (They need to be 100% disabled, unemployable and that their house has been modified for the veteran.)
- Question – What about those filing appeals after the deadline? (We were kind to those parties this time but don't know how that will work in the future. Also there have been some issues on what properties are assessed for that may not still be on the property or never was.)

2. Finance Director/Treasurer – Marie Sherry

Ms. Sherry submits her report as per packet. Ms. Sherry gave the following updates:

- Have gone through the process of tax collection as a City. Managing many spread sheets, and it has been a learning experience. There are five delinquent personal property taxpayers and working to collect these taxes.
- Will be going to training to better understand assessing and then will be training the staff.
- In regards to the personal property tax from the State – the City will be held harmless but at the 2012 taxing level.
- Comment – Would like to see tax collection shown as a pie chart to show residents what the City actually receives.

3. Public Services Superintendent – Dan Schlaff

Mr. Schlaff submits his written report as per packet.

4. Community Development Manager – Michelle Aniol

Ms. Aniol submits her report as per packet. Ms. Aniol gave the following updates:

- As a follow-up on keeping chickens in the City, is there anyone on Council who would be an advocate for this issue? Ms. Aniol explained her obligation if such an ordinance for chickens were adopted, she would have to uphold the ordinance.

5. Boards, Commissions. & Other Reports-“Bi-annual or as needed”

Western Washtenaw Area Value Express (WAVE) Representative - Jim Carson

- Mr. Carson distributed the new WAVE bus schedule that will go into effect on May 1. WAVE will have to make changes in the Dexter route to be able to make the Ann Arbor bus connection at Meijer’s. They will be removing the Baker Road stop and driving into the Senior Center. Instead there will be a stop placed on Ann Arbor Street somewhere near the Senior Center, but it does not have to have sidewalk or a cement pad. Discussion followed.

6. Subcommittee Reports

Facilities – April 15 2016 Meeting Notes

- Included in the packet

7. City Manager Report

Ms. Nicholls submits her report as per packet. Ms. Nicholls gave the following updates and answered questions:

- Regarding the road project, we need to determine whether we want to hold a public meeting or just send out the information on a flyer, and it may be better to send this out to the entire community.
- Had a call from an irate track coach regarding the goose nest and that a student was attacked. Have had 4-5 calls about this and will add additional signage on the trail.
- The Senior Center did raise its yearly rental rate from \$4,800 to \$7,200. Was able to reduce the rate slightly with some changes in meeting times.
- The Border to Border trail paving will take place in the next few weeks.
- Question – How was the strategic planning meeting at the Dexter District Library? (It was interesting.)
- Question – Did the Farmers Market Committee meet? (Yes, but just this past Thursday so their request will be on the next agenda.)

8. Mayor’s Report

Mr. Keough submits his report as per packet. Mr. Keough gave the following updates:

- Had a good time speaking to the Ann Arbor Kiwanis Club. A lot of people want to come and visit Dexter.
- The Chelsea Wellness Foundation did appeal the judgment from the Tax Tribunal. The DDA met last Thursday and voted to respond to the appeal and counter appeal those items not in Dexter’s favor. The appeals process is 120 days, but we probably won’t hear about a decision for about a year.

J. CONSENT AGENDA

1. Consideration of: Bills and Payroll in the amount of \$176,677.59

Motion Fisher; support Carson to approve items 1 of the Consent Agenda.

Unanimous voice vote approval.

K. OLD BUSINESS-Consideration and Discussion of:

None

L. NEW BUSINESS-Consideration of and Discussion of:

1. Consideration of: Recommendation from Planning Commission to Adopt the 2016-2021 Capital Improvement Plan

Motion Tell; support Michels that the City of Dexter City Council accepts the Planning Commission's recommended 2016-2021 Capital Improvements Program as a guide in funding priority capital projects within the plan and develop the FY 2016-2017 Budget and to change the wording of Municipal Planning Commission Act that appears in the document to Planning Enabling Act.

Ayes: Knight, Michels, Smith, Tell, Carson, Fisher and Keough

Nays: None

Motion carries

A Five Minute Break was taken at 9:45 PM and the meeting resumed at 9:50 PM.

2. Consideration of: Next Steps Regarding the Chelsea Area Wellness Foundation Tax Case

Motion Carson; support Smith that the Dexter City Council concurs to file a response and cross appeal in the Tax Tribunal case with Chelsea Area Wellness Foundation and reaffirm the City's commitment of paying 50% in legal fees.

Ayes: Michels, Smith, Tell, Carson, Fisher, Knight and Keough

Nays: None

Motion carries

3. Consideration of: Contract with M & M Pavement Markings for 2016 Pavement Markings in an amount not to exceed \$18,000

Motion Fisher; support Carson to approve the contract with M & M Pavement Markings for 2016 Pavement Markings in an amount not to exceed \$18,000.

Ayes: Smith, Tell, Carson, Fisher, Knight, Michels and Keough

Nays: None

Motion carries

4. Consideration of: FY 2015-2016 Budget Amendments

Motion Carson; support Fisher to approve the 2015-2016 Budget Amendments as proposed.

Ayes: Tell, Carson, Fisher, Knight, Michels, Smith and Keough

Nays: None

Motion carries

5. Consideration of: Maintenance on Well 5

Motion Tell; support Smith to approve work on Well 5 in an amount not to exceed \$9,900.

Ayes: Fisher, Knight, Michels, Smith, Tell, Carson and Keough

Nays: None

Motion carries

M. COUNCIL COMMENTS

Michels My wife and I did pass the interview for a foreign exchange student.

Knight Still have concerns regarding the improvements requested for the Farmer's Market. I understand that this will be on our next meeting agenda.

Smith None

Jones Reminded all of the invite to the Big 400 Open House on May 11 at the Eddy Center from 6-7:30 PM.

Carson None

Fisher In some areas in the community there are plantings growing over the sidewalks. Can we say something in the next City E-mail about removing the plants?

Tell None

N. NON-ARRANGED PARTICIPATION

None

O. CLOSED SESSION TO DISCUSS PENDING LITIGATION IN ACCORDANCE WITH MCL 15.268 Sec. 8

Motion Fisher; support Smith to go into Closed Session to discuss pending litigation in accordance with MCL 15.268 Sec. 8 at 10:03 PM.

Ayes: Knight, Michels, Smith, Tell, Carson, Fisher and Keough

Nays: None

Motion carries

Motion Smith; support Carson to leave Closed Session at 10:27 PM.

Ayes: Michels, Smith, Tell, Carson, Fisher, Knight and Keough

Nays: None

Motion carries

P. ADJOURNMENT

Motion Carson; support Knight to adjourn at 10:28 PM.

Unanimous voice vote approval.

Respectfully submitted,

Carol J. Jones
Interim Clerk, City of Dexter

Approved for Filing: _____